

Brewster

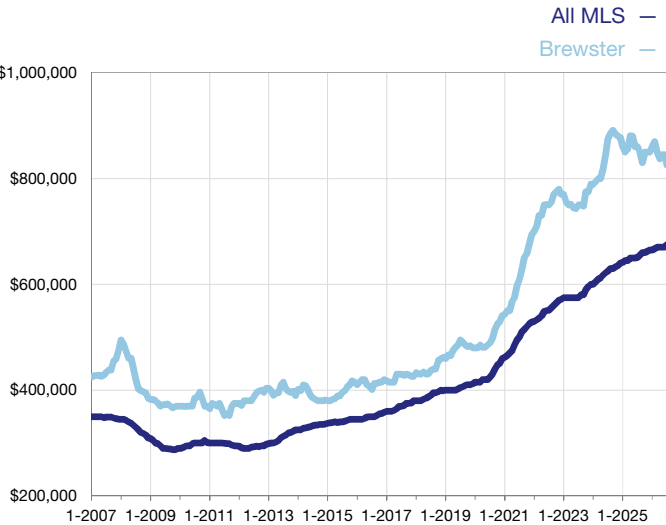
Single-Family Properties	July			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	11	10	- 9.1%	70	71	+ 1.4%
Closed Sales	16	12	- 25.0%	64	66	+ 3.1%
Median Sales Price*	\$1,125,000	\$823,500	- 26.8%	\$878,125	\$826,000	- 5.9%
Inventory of Homes for Sale	38	29	- 23.7%	--	--	--
Months Supply of Inventory	4.1	2.7	- 34.1%	--	--	--
Cumulative Days on Market Until Sale	60	27	- 55.0%	43	59	+ 37.2%
Percent of Original List Price Received*	99.6%	98.3%	- 1.3%	99.1%	96.8%	- 2.3%
New Listings	15	13	- 13.3%	101	87	- 13.9%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties	July			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	11	4	- 63.6%	45	43	- 4.4%
Closed Sales	9	7	- 22.2%	34	42	+ 23.5%
Median Sales Price*	\$475,000	\$416,000	- 12.4%	\$431,000	\$440,500	+ 2.2%
Inventory of Homes for Sale	24	9	- 62.5%	--	--	--
Months Supply of Inventory	4.1	1.4	- 65.9%	--	--	--
Cumulative Days on Market Until Sale	26	35	+ 34.6%	40	46	+ 15.0%
Percent of Original List Price Received*	98.8%	99.1%	+ 0.3%	98.8%	97.2%	- 1.6%
New Listings	9	7	- 22.2%	68	45	- 33.8%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single-Family Properties
Rolling 12-Month Calculation



Median Sales Price – Condominium Properties
Rolling 12-Month Calculation

